

043.A

0007

0047.0

Map

Block

Lot

1 of 1

Condominium

CARD

ARLINGTON

APPRaised:

Total Card / Total Parcel

900,000 / 900,000

USE VALUE:

900,000 / 900,000

ASSESSED:

900,000 / 900,000



## PROPERTY LOCATION

No	Alt No	Direction/Street/City
47-49		BEACON ST, ARLINGTON

OWNERSHIP	Unit #:	47
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Owner 1: HAN BO

Owner 2: WANG WEI

Owner 3:

Street 1: 47 BEACON ST

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry: Own Occ: Y

Postal: 02476 Type:

## PREVIOUS OWNER

Owner 1: CARNEY JOHN A -

Owner 2: -

Street 1: 98 RICHFIELD RD

Twn/City: ARLINGTON

St/Prov: MA Cntry:

Postal: 02474

## NARRATIVE DESCRIPTION

This parcel contains Sq. Ft. of land mainly classified as Condo with a Condo TnHs. Building built about 2017, having primarily Vinyl Exterior and 2008 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 1 HalfBath, 6 Rooms, and 3 Bdrooms.

## OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

## PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

## LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
102	Condo		0	Sq. Ft.	Site			0	0.	0.00	8349																

## IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
102	0.000	900,000			900,000		419351
							GIS Ref
							GIS Ref
							Insp Date
							04/10/19

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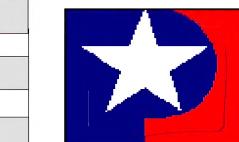
900,000 / 900,000

USE VALUE:

900,000 / 900,000

ASSESSED:

900,000 / 900,000



## USER DEFINED

Prior Id # 1:	30852
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	12/11/20 06:02:32
Prior Id # 2:	
Prior Id # 3:	
PRINT Date	Time
11/18/19	09:35:33
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

Parcel ID 043.A-0007-0047.0

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	102	FV	883,700	0	.	883,700	883,700	Year End Roll	12/18/2019	
2019	102	FV	852,600	0	.	852,600	852,600	Year End Roll	1/3/2019	

## SALES INFORMATION TAX DISTRICT PAT ACCT.

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
CARNEY JOHN A,	70311-414		11/30/2017		899,000	No	No		

## BUILDING PERMITS ACTIVITY INFORMATION

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name
4/10/2019										Measured	DGM	D Mann
4/10/2018										NEW CONDO	DGM	D Mann

Sign: VERIFICATION OF VISIT NOT DATA / / /

